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FROM THE

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FOR

CANADIAN HISTORY

ESTABLISHED IN 1908

CANADA AS IT IS;

OR,

THE EMIGRANT'S FRIEND AND GUIDE

TO

UPPER CANADA:

BEING

A SKETCH OF THE COUNTRY, CLIMATE, INHABITANTS, PROFESSIONS, TRADES, ETC.;

TAKEN DURING A RESIDENCE IN

1843, 1844, 1845, 1846;

TOGETHER WITH IMPORTANT INSTRUCTIONS TO PERSONS OF ALL CLASSES WHO PURPOSE BECOMING INHABITANTS OF THE COLONY.

BY THE REV. G. W. WARR,

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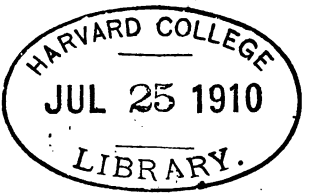

Francis Parkman Fund

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INTRODUCTION.

It appears to be the imperative duty, because the almost invariable practice of authors, in the days upon which we have fallen, to explain the reason of, or else apologize for, their intrusion upon public attention—not indeed because many of them are unwelcome guests or uncalled for instructors; but simply because the "gentle tap" and "low bow" at the door of literary engagement is deemed a matter of indispensable etiquette; to forego it would at least mar the usefulness of the writer.

In penning the following pages, the author has not been actuated by any desire for notoriety, nor by any disposition to cast suspicion upon former treatises on the same subject. His only regret is, that in the great

majority of works treating upon Canada the information is out of date, or in such an expensive form as to be beyond the reach of those for whose benefit they should be compiled. To remedy both evils, he has proposed to himself the condensation of facts rather than the exposition of theories, laying aside all moral and religious questions, not because he deems them unimportant, but as he considers them out of place.

The several statements contained in this work have been drawn more from personal observation than from the sources of information too frequently applied to, and which are at all times doubtful and generally deceptive. The author was a silent observer of men and things; and, from the fact of his parish being bounded by the lake Ontario on the south, and extending for some miles through a richly cultivated country on the north, he had an opportunity of seeing the

emigrant upon his arrival, following him to his lonely hut in the dark deep forest, watching over his daily improvements, and finally congratulating him upon his complete and increasing success; and not only was the course of agricultural pursuits laid before his constant observation, but his residence, being in the vicinity of a village, afforded an opportunity of knowing something of the system upon which the business of the colony is conducted.

The fact of the author having passed by the Lower Province of Canada, without recommending it to the notice of the emigrant, demands explanation. He has no antipathy, either to the climate or inhabitants, of this section of the colony; but from information gained some years since from good authorities, and confirmed by recent personal observation, he feels fully persuaded that it is not the country suited to the vast majority of our settlers,

The writer has ventured upon the opinion that it is the duty of Government to promote emigration. The reason is obvious: our rulers are more than the "guardians of our liberties"—they are the providers for our wants: the national eye turns to *them* under the pressure of distress, and the national cry must be heard by them when it embodies the deep-toned accents of suffering and sorrow.

Nor are we wanting in a living and speaking witness to the truth of the principle now propounded. The sister country is at this moment prostrated in the attitude of humility before the throne of England, and spreading at her feet the record of her fearful anguish. Who will say that her prayer is not to be heard? It is that of reason and right—she is eloquent, although her garb is that of wretchedness—and she is persuasive, for millions of her dying children cling to her while she pleads.

The remedies proposed have been various and liberal; but, in the judgment of the writer, they have been wanting in one essential—in legislating for the present moment they have made no provision against a recurrence of the evil. He grants that the first step must be to save the dying; but he conceives that a "House of Recovery" is as essential as a "Refuge for the Diseased." Ireland may be raised from her low estate; but her children, weakened as they must be by want, will require a new and more abundant clime, and to that country the pages of this volume point.

Canada is our own—her laws, language, trade, commerce, and landed possessions, are the property of our own people, and exist beneath the protection of our own Sovereign. Why not make it more like home, by its speedy and general colonization?

The truth is, that the pressure upon the

life-springs of impoverished Ireland threatens the existence of her teeming dependants, and it will be the wisdom of the Legislature to put forth its majestic hand and ease her of the ponderous burthen.

We have yet to learn that emigration has ever failed in realizing its promised blessings; and certainly, as far as British North America is concerned, the testimony of those who have promoted, and those who have submitted to its dictates, goes far to silence any objection. Millions of acres of the most fertile land in the known world are at the disposal of the State, and millions of our subjects crave bread from our bounty. Again we ask, why not send them forth to "till and dress" the land which we have too long hoarded up with the hand of a miser, who prefers counting his time-worn gold to embarking in the re-productive pursuits going on around him?

The author of the following pages has pur-

posely avoided entering into the details of any plan of "General Emigration" to Canada: he deems it sufficient to record the conviction of his judgment, that a system the most extensive would prove most beneficial to those for whom our sympathies and aid are alike enlisted.

In the passing glance which he has bestowed upon the inhabitants of the United States, it may appear to some of his readers that language has been employed by him embodying in it a spirit inconsistent with the maintenance of those friendly relations which, in the words of Royalty, "we continue to hold with foreign powers." All that can be said in reply is, that he has written more in pity than in anger, and with the hope that a class so nearly allied to ourselves may be led to shun the unenviable path which from boasting leads to insult. While the author would not court a critic's gaze, he feels emboldened, from

their truth, to emblazon the facts which he has recorded upon the out-spread banner of explicit declaration.

Should the rich man realize the picture of increasing gain described in the histories of other men's fortunes—should the members of professions, important as they are learned, discover an easier pathway to fame and honor —should the hardy sons of toil, whose lot was suffering in the place of their nativity, enter upon the enjoyment of peace and plenty, the author's object will have been attained, and his hopes consummated in the increasing happiness of his poverty-stricken fellow-countrymen.

CHAPTER I.

Importance of well-authenticated and recent Information respecting the Country in which the Emigrant intends to settle—Various routes to British North America—The city of New York—The city of Quebec—River St. Lawrence—City of Montreal—The "Rapids"—Scenery—Thousand Islands—Kingston in Upper Canada—Lake Ontario—Ports called at by the Royal Mail Steam Boats—Poor Man's passage—Cautions—Provisions for Voyage—Emigrants arrival at Quebec—Cheapest way to Toronto.

FEW things are more natural, and none more necessary, upon the part of the emigrant, than a desire to understand correctly the peculiarities of the country to which his destiny points. Should he proceed in the dark, or be decoyed by false lights, it requires no extraordinary amount of human sagacity to predict his disappointment and the destruction of his hopes.

Upon leaving this country the author had no vivid or romantic conceptions of the colony of Canada; nor had he the slightest prospect of acquiring—what too many falsely calculate upon—

an instant and accumulating fortune. He mentions this fact, lest, that in painting its portraiture, he should be suspected of coloring too highly its advantages or shading too darkly its privations.

But a few months have elapsed since he returned from the scene which he purposes to describe, and he cannot but believe that it is quite as necessary for the emigrant to have a *recent* as a faithful directory. Canada resembles all its kindred portions of the globe—it is a changing and changeable country. Before the author embarked for its shores curiosity led him to examine the geographical descriptions of Canada, and to his astonishment he read of "wild Indians," "wild beasts," and "wild forests," so that he felt fully prepared to plunge into a literal wilderness: but judge of his astonishment when he found that the wild men of the woods had become docile as children, and, in many instances, useful and intelligent as their discoverers and tutors; that the beasts of the forest had retired to unexplored regions, afraid to gaze upon the footsteps of civilization; and that the Indian "path" had been enlarged to a road wider than many in the mother country. The truth is, his investigations had been directed to the page of Canada's earliest history, if not to the moment of her original dis-

covery. A new country must present a succession of novel aspects, and it is from the daily development of those new features that we form its character. Never should it be forgotten that we have more to do with things as they are than with things as they were.

The author takes it for granted that the great inducement to seek a home in a foreign land is the prospect of improving our earthly circumstances, and providing for those who are dependent upon us. We say not that this is the only reason, for there are high and holy causes of a moral nature; but, in the vast majority of cases, the matter may be reduced to this—its primary element: the poor man often looks at his care-worn partner and ill-clad children, and having struggled in vain against the tide of adversity incident to home, at length resolves to cast himself upon the stream which will bear him to that distant land where he has been told poverty and privation are alike unknown. The man of means (comparative of course) hears, from afar, of fortunes made from capitals small and wealth amassed with rapidity and ease; so that, tempted by the enchanting prospect, he embarks with eagerness for the scene of this desirable speculation; whilst a third, youthful and talented, re-

solves upon following the fortunes of his profession in a country where there are fewer competitors for its honors or sharers of its emoluments; but it is perfectly plain that one and all are actuated by the same laudable ambition to improve their circumstances.

As this guide is designed to treat of purely secular subjects its pages will be found to contain words of counsel to each of the classes glanced at.

There are two ordinary routes taken by emigrants to our North American possessions—the one *vid* New York, Halifax, or Boston; the other through the Gulf and River St. Lawrence, and thence (should the passenger's taste or interest lead him to the West) direct to Toronto, which may be designated the capital of Upper Canada. In his own case the writer proceeded outward by New York, and homeward by way of Quebec; so that he has gained a practical knowledge of both voyages. Those who wish for comfort, and who prefer the economy of time to that of money, he would recommend to visit New York or Boston. The former is a city truly worthy of notice—its splendid bay, its fairy scenery, and its majestic rivers, are all objects of interest, and tend, in no small degree, to furnish an antidote to the unpleasant-

ness of a passage, although sometimes short, at all times monotonous.

Nothing is wanting in the excellent trans-Atlantic steam vessels to secure the comfort and safety of passengers; and, although the regular "Liners" or sailing packets possess far less speed, and consequently much greater uncertainty as to the period of their arrival, yet, as it regards their arrangement, nothing can be more complete. The fares as to money are much lower; while the fare as to provision is fully as good as that on board of our Royal Mail Steamers. But, as it has been already stated, our finances must (if prudence be consulted) ever rule the route to be taken.

Many respectable families, however, prefer the more direct way, *vid* Quebec; and without doubt, as far as scenery is concerned, we are at a loss to say which is most to be admired. The banks of the noble St. Lawrence are richly wooded, and although the villages and clearings are neither as numerous nor as good as those on the Hudson yet they are not without interest; whilst the cities of Quebec and Montreal have no competitors between New York and Toronto.

Quebec is perhaps one of our best fortified colonial possessions: nature and art have com-

bined in rendering it impregnable ; its widespread ramparts and its crowning citadel guard every avenue of approach either by land or by water; and, as it is the key to our upper possessions, it is at all times guarded with the utmost vigilance. The city itself has not much to boast of beyond its magnificent military works: the streets are exceedingly narrow and the houses equally irregular, whilst the public buildings are neither numerous nor respectable. The state of society, however, is good; for the English and French population seem to have blended their good national qualities so intimately together, that, even among the meanest of the people, there appears an air of politeness and a show of friendship. The cathedral, both for situation and extent, is perhaps the best of the public buildings. The great commerce of the city is carried on in the miserable streets and lanes of what is called the "Lower Town." Of hotels there appears to be an unusual deficiency, both as to number and extent—Payne's is said to be the best.

Montreal is situated much higher up the river, and possesses fewer natural but certainly more ornamental features than Quebec. It is surrounded by a rich and extensive country, and, as

it is now the seat of Government, it can boast of more wealth, station, and talent amongst its inhabitants than any other city in the provinces. The Roman Catholics have built an enormously large place of worship in the Gothic style of architecture, but wanting in taste and elegance in its internal arrangements. Considering that nearly the whole of the landed property of the city is held by a corporation of the priesthood, it is remarkable that they have not yet completed the decorations of the interior. Several of the nunneries are extensive, and some open to the public. It would be unjust to pass over the excellent shipping arrangements: the quays and docks of Montreal are surpassed only by those of England.

The scenery between Montreal and Kingston is really beautiful, but unfortunately much of it is lost in ascending the river. The "Rapids" which you descend in the downward passage must be avoided by canals in going up; and, as a consequence, by far the most exciting portion of the voyage is cut off. Many persons have been led to suppose that there is imminent peril incurred in dashing down those amazing currents, but this is a mistake: it is true that in some places the water runs at a speed of sixteen miles

an hour, whilst that of the steamer is ten, giving twenty-six miles an hour as the rate at which you proceed: yet such is the perfection attained by practice, and the consummate skill of the river pilots, that an accident at a rapid is seldom heard of. Formerly the canal boats alone ventured to pursue the unchecked course of the river: but during the past summer the Royal Mail Steamers have "run all the rapids," and, from their great success, the public mind appears to be at rest on the subject of risk or danger.

For some miles before you enter the excellent harbour of Kingston the vessel appears as if lost amidst the "Thousand Islands"—a name, no doubt, selected at random; for, were they enumerated, the probability is that they would number two-fold more than their title leads you to sup pose. The "Islands" are small, and few of them inhabited; but the foliage of the trees planted upon them by the hand of nature is most luxuriant and beautiful. The channels through which you pass in navigating this portion of the river are so narrow that, in many instances, you could almost step from the vessel upon the shore.

Kingston as a city, although by no means extensive, is not destitute of interest to the stranger. The public buildings and houses are in general

formed of a good description of limestone which abounds in the vicinity; and, within the last year or two, the citizens have erected a very splendid cut stone edifice to serve as a town-hall and market-house. The withdrawal of the seat of Government has had a ruinous influence upon the value of property; but there is no doubt that better days will dawn upon this, one of the most important ports on lake Ontario.

The Royal Mail Steam-packets, which ply daily between Kingston and Toronto (Sundays excepted), touch at several ports on the way up; so that the traveller has an opportunity of seeing many of the most important places eastward from the capital of the province.

Cobourg, about midway between Kingston and Toronto, is perhaps one of the most rapidly improving towns on the route. Already it possesses a safe and commodious harbour, several handsome places of worship (the church in particular), and an attractive building in connexion with the Methodist body, called "Victoria College."

There is one peculiar feature in American travelling, and we regard it as a matter alike of economy and comfort: you are free from the incessant demands of servants and hotel porters; for it appears an understood thing that the

domestics, who are paid so highly as those of Canada, should be quite above soliciting the paltry perquisites usually pertaining to their office in these countries.

It becomes necessary to devote a page or two to our more humble readers, who may wish information as to the plans to be pursued by them.

We cannot, in any case, recommend to those who may be straitened in their circumstances, the passage to New York; for, although travelling in the United States is undoubtedly cheap, yet the distance is so great, and the changing from boat to boat or from carriage to carriage so frequent, that the expence becomes a matter of grave consideration. Many of the best of our British ships are constantly sailing from every port of note in the three kingdoms, either for Quebec or Montreal. Some emigrants are induced to embark in the "first ships," expecting, as a consequence, that those which sail first, must arrive first; but this is far from being the case. It is true that they may reach the St. Lawrence before many others which leave at a later period; but the probability is that they may be detained by, or damaged in the ice—the risk is much greater than the probable advantage of an early arrival—and it is therefore recommended

to passengers not to embark earlier than the beginning of April.

The matters demanding serious attention on the part of the passenger by our merchant ships are the soundness of the vessel, the seamanship and sobriety of the captain, and the kind and quantity of his sea-stock. For the two former, he must in a great measure depend upon the reputation of the owners—for the latter upon his own prudence. It is matter of notoriety that poor people are imposed upon by "self-constituted agents"—a class of men who prowl about our docks and quays for the purpose of practising the grossest imposition upon the simple and unsuspecting, and they cannot be too earnestly advised to avoid all such officious individuals. The only safe method of proceeding is, *in all cases*, to wait upon the merchant or ship-broker, and, if possible, make arrangements with the principal of the establishment.

The provisions of the emigrant ought to consist of the usual necessaries of life—the ship finds water and fuel. Not a few emigrants are foolish enough to take with them a supply of ardent spirits as a specific for sea-sickness or a remedy for some anticipated illness. This is quite unnecessary and often injurious—useless, because

the captain is required by law to carry a well-stocked medicine chest; injurious, because it tends to perpetuate practices which an emigrant to Canada above all others ought to lay aside. The best stock of provisions should consist in a sufficient quantity of salt beef and pork, ship biscuit, oaten meal, rice, tea, sugar, and a small portion of arrow-root or sago, in case of debility arising from sea-sickness. Potatoes used to be a perfect luxury upon the ocean; but, unfortunately, they are now quite beyond the reach of those who formerly subsisted on them. It must therefore be remembered that it will be necessary to take a greater supply of other kinds of food, so that the emigrant may not be reduced to want.

Upon the arrival of the ship at Quebec, the Government and Custom-house officers will proceed to examine the vessel and the condition of the passengers; and, should their report be favorable, there will be no obstacle in the way of the emigrant proceeding at once to Montreal. There are two of the finest of our North American steamers plying every evening between the cities of Montreal and Quebec; so that the emigrant need not remain a single hour longer than he finds to be absolutely necessary at the place of arrival. There are many reasons for tendering this advice.

Quebec, like all other sea-port towns, especially in foreign countries, abounds with the lowest of the low, who are aptly, although not elegantly, designated "land-sharks;" and to such demons in human form the loitering stranger is almost certain of becoming a prey: but, above and beyond this consideration, the emigrant should remember that his time is of as great importance as his money, and to delay is to sacrifice both. Whilst, however, dispatch is urged in the emigrant's movements, it is right to remind him that the captain of the vessel in which he has sailed is bound to allow him to remain on board for forty-eight hours after the ship arrives. In order to secure both the comfort and safety of the passengers who disembark, in many instances, barges or small river steam boats are employed to land the passengers; but this is invariably done at the captain's expense.

From Montreal the emigrant may proceed to Kingston, and either go direct by the mail steamer or by the canal, which last is much cheaper, but far more tedious and uncomfortable. It becomes necessary to notice the difference of currency between that of England and Lower and Upper Canada; for, without this needful knowledge, the stranger is sure to be a serious

loser. A British penny will only pass for the same amount at which it is valued in the mother country; but a British sixpence, or, as it is generally termed, a "York shilling," will bring seven-pence halfpenny. Our shilling is called "a quarter of a dollar," and its Canadian value is one shilling and three pence; four English shillings therefore pass for one dollar, and a sovereign for about one pound four shillings and four pence halfpenny at a bank; but at a shop, when it is tendered in payment of an account, it is generally taken for one pound five shillings. Whilst upon the subject of money, it may be added that a British half-crown will only produce three shillings; whereas two shillings and six-pence in separate pieces, will be worth three shillings and three halfpence. Of course, in enumerating the changes in the currency of our coin, these observations are alone correct in reference to our own dominions. In the United States it is far otherwise, for there a British shilling is called "two shillings;" and hence many an unfortunate emigrant has been grossly deceived by the idea, that, when wages in the Republic are quoted at from ten to twelve shillings per day, it means ten or twelve of those coins which he has ever known under the title of shil-

lings—half of his anticipations can alone, in the very nature of things, be realized.

There is no difficulty or delay in proceeding direct from Kingston to Toronto, as there are several most excellent steamers, one of which sails from the former place every evening (Sunday excepted); and the charge for the passage is low, never exceeding eight shillings, and not unfrequently much cheaper.

In Toronto, as in Quebec, Montreal, and Kingston, by a wise and benevolent arrangement of the Government, agents are stationed, whose duty it is to afford the enquiring stranger the best information concerning the country; and, if possible, to procure him employment should he stand in need of it. One of the objects contemplated in this notice of Canada is to point out to the various classes proceeding to the colony those localities where they are most likely to succeed in procuring immediate and remunerating employment; and, in doing this, the author necessarily anticipates many of the instructions which will be given them by the officers of Government. Yet, as this is perhaps the most important branch of information to which his attention can be directed, he ventures upon it, although under the conviction of its

subsequent repetition by persons of far more influence than any private individual could be supposed to possess. Before, however, these details are entered upon, it must not be forgotten that some readers of this treatise may resolve upon the route by New York, and to such parties a few words may be addressed.

The city of New York abounds with hotels and boarding-houses, and both are conducted upon very different principles from those in the mother country. The charges are exceedingly moderate, not averaging more than from four to five shillings per diem. The "Astor House" stands unrivalled as to extent and splendour; but the Howard Hotel, Broadway, although more circumscribed in its dimensions and moderate in its charges, is quite as comfortable in its arrangements. The uniform practice in the United States is for the inhabitants of hotels and boarding-houses to frequent the *table d'hote*, and that, too, for every meal. So great is the American fancy for public life that it is quite common to find whole families who have been born and brought up at hotels. A lady and gentleman recently married and possessing moderate means, instead of becoming housekeepers and enjoying the quiet retirement of social life, will take up

their abode at some boarding-house or tavern and there remain for years, or for the remainder of their lives, without any place worthy the name of, or bearing the most faint resemblance to home. It may be worth noticing that servants in no case expect gratuities, and every respectable hotel-keeper will drive any one to the steam boat or stage-office free of charge.

The "Lions" of the city are by no means numerous, yet they are certainly worthy of notice. The visitor will find Trinity Church, the new Custom-house, and the Exchange, exceedingly chaste and modern buildings; whilst, for extent of street-way, "Broadway" (which is certainly a contradiction of the term) is truly astonishing. The manners and habits of the American citizens cannot fail to impress the mind of a British subject most unfavourably, both as to the form of their government and the social condition of the people. It may be regarded as a national misfortune that, amongst all classes, the spirit of exaggeration and *repudiation* prevails to a fearful extent. Their boasting is at all times fulsome, and their opinion of England is alike insulting and unjust. This is cursorily mentioned more as a matter of regret than astonishment; for light is not more opposed to darkness than the well-

balanced power of Britain is to the light-headedness of her revolting and "prodigal son" in the far west. In truth, it is a matter of surprise that men of education and loyalty can so far forget their principles and violate their allegiance, as to give a preference to the wild ravings of popular clamour under the mask of perfect liberty to that sober and enduring system in which they have been cradled and trained.

When curiosity is exhausted in visiting the novelties of New York, the most comfortable plan of proceeding will be to go direct to Albany by one of the day boats; but, before doing so, a bargain ought to be made with a respectable "Forwarder," who will send any quantity of luggage by canal to Toronto with little trouble and at a trifling expense. The reason for naming the day-boats upon the Hudson is that one may have an opportunity of seeing the surpassing beauties of that splendid river: the scenery has been pronounced by many impartial witnesses as quite equal to any one of our European waters—the Rhine not excepted: there is not a mile of the passage which does not present some feature of touching interest—in fact, one could spend an entire day in the midst of a perfect panorama of Nature's most lovely charms and endless varieties.

The steamers are magnificently fitted up: they are exceedingly large, and no expense has been spared to make them appear most inviting and comfortable. It is upon this river we believe that a floating theatre perpetually proceeds from village to village, along its shores, soliciting the patronage of the rustic inhabitants.

From Albany, which though a large is by no means a handsome city, the stranger proceeds by railway to Syracuse. It was in Albany that our eyes were opened as to the honesty of the worthy republicans. An exceedingly well-dressed man came on board the *Troy*, and knowing the author to be a stranger by his luggage, very politely asked whether he intended going by the cars or railroad—at the same time intimating that he was the agent of the company, and that it was his duty to look after the passengers' luggage and conduct them in the company's omnibus to the terminus—all which he was to do *without charge*. Not suspecting anything bordering upon dishonesty in such a respectably-clad personage, the author thanked him, entrusted him with his boxes, &c., and took his place in the omnibus: the distance was short; but, strange to say, when they arrived "the agent" was not forthcoming: he had vanished, and the driver very modestly

demanded five shillings as his fare. It was in vain that the representations of the company's servant were pleaded—the driver knew nothing of him and had no connexion with him—and there was not a moment to be lost, for the cars were about to start. It was very much against his will that the writer was obliged to submit to this twofold imposition, which, in the polite langage of the country, is simply termed a "Yankee trick."

From Syracuse the ordinary route is by canals to Oswego, a port of considerable note on lake Ontario. Here the visitor is pretty certain to find either a steamer direct to Toronto, or else to Lewiston or Queenston, either of which places are within a very few miles of the falls of Niagara; and it is hardly possible to suppose a stranger being within an hour's drive of this magnificent and overwhelming object without spending some time, be it ever so short, in contemplating its startling grandeur. There are two points at which the falls are seen to most advantage—the one on the British side of the Niagara river—the other on its opposite banks, which form a portion of the American territory. Without prejudice it may be said that by far the most pleasing prospect of this "world's wonder" can

be obtained from the British side of the river. From the Table Rock the whole body of water may be seen as it rushes with awful fury in one mighty volume over the impending precipice into the yawning chasm beneath. A very excellent view may also be obtained from the Clifton-house, which is a splendid hotel built upon the Table Rock. There are several ferry boats which are constantly crossing to the American side of the river; and, should time permit, it is recommended to the traveller to visit the new and rapidly improving town which was formerly called Manchester, but within the last few months has been styled "Niagara Falls." There are guides and guide-books almost innumerable on both sides of the river, and to those who wish to "go under the fall" one of the former is absolutely requisite. From Niagara one is certain to meet with either one or two steamers to Toronto every day; and, as it is not more than five or six hours' run across the lake, the visitor will in all probability enjoy the delightful calm of that vast expanse of water.

CHAPTER II.

The City of Toronto—Public Buildings—Markets—Inhabitants of the Province—Indian tribes—Character of Aborigines—Their peculiar Districts—The Colonists—State of the Learned Professions—Medical Board—Law Institute—Education—University of King's College—Upper Canada College—Common Schools—District Grammar Schools—Stipend of Masters.

COMPARATIVELY few years have elapsed since the now large and flourishing city of Toronto was designated "Little York," at which time it was a mean village, containing but few inhabitants, and devoid of all public buildings worthy of the name. Now, to the stranger, it presents the appearance of a well-built and handsome city. The college, cathedral, banks, and very many private houses, would grace some of our well-known and flourishing English towns. The streets are admirably arranged at right angles, and the foot-paths are nearly all formed of planks, about three inches in thickness and placed transversely, sloping towards the carriage-

way. The great advantage of such foot-paths appears to be in their exceeding cleanliness; for after a shower of rain they immediately dry, and, being thoroughly washed, afford a pleasing aspect and agreeable walking. Their usual breadth is about eleven feet.

There are in Toronto very many excellent hotels, and the charges are exceedingly moderate, seldom exceeding four shillings British, *per diem*, and this, as has been before explained, includes all the traveller's expenses. The markets, too, are uncommonly well supplied: the inhabitants are remarkable for their hospitality and proverbial for their enterprise. There is no city in British North America possessing greater charms for the more respectable settler, or greater advantages to men of capital and industry.

It may be well here to state the average prices of provisions in Upper Canada. Great caution is necessary to the emigrant's obtaining correct information on this subject, for false reports have reached Great Britain on the point. During the author's first year's residence in the province provisions were remarkably cheap, and like many others he was led to calculate upon the continuance of low prices; but the succeeding year served to correct this unsound impression. The

following is a fair average for four years—beef, 2½d. to 3½d. per lb.; pork, mutton, and ham, 3d. to 4d.; beef per cwt. from 12s. to 16s.; pork per cwt. from 14s. to 18s; wheat from 3s. 6d. to 4s. per bushel of 60 lbs.; flour from 16s. to 20s. per barrel of 196 lbs.; potatoes 1s. to 1s. 6d. per bushel; oats 1s. to 1s. 3d. per bushel; hay 24s. to 32s. per ton. Poultry is generally both abundant and cheap; eggs and fish in their seasons are also extremely reasonable—in fact, one of the most pleasing features of Canada consists in the cheapness and plenty of provisions.

The aborigines of Canada still maintain a very important position in the colony. The Indian tribes will be found, by the kind and humane settler, not only good neighbours but faithful friends. No body of men have been more brutally treated in times past, and certainly none have excelled them in the patience with which they have endured the ignominy. The impress of the stranger's foot upon their virgin soil has been the signal for their dispersion; and, when they have remonstrated with the encroacher, the most unprincipled and immoral means have been resorted to for the purpose of acquiring something like a legal claim upon the spot coveted: so that, in many instances, the poor child of the

forest, under the influence of intoxicating liquor, has been known to sign the deed which handed over his inheritance to the usurper. As a race, they are noble and warlike in their uncivilized state, but docile as lambs when subdued by the hallowing influences of Christianity. The women or "squaws" have a peculiar softness of expression in their eyes; and, notwithstanding the fact that they rove from place to place with their wandering husbands, and the uncleanliness of their habits, yet it is quite impossible to look upon them without pity and interest. A law has been passed by the Colonial Legislature, preventing the white people from selling them ardent spirits, properly designated by themselves "fire water;" for when the Indian's love for intoxication has been once indulged, it has been found to become so strong as to break through all restraint, and to render him unfit for instruction and indisposed to provide for his bodily wants. It is to be regretted, notwithstanding all that the Government has done, there are many cruel enough to bestow as a gift that which they dare not barter in business; and thus, to a great extent, the object of a wise and paternal Government has been frustrated. The Indians have certain districts of the country assigned them, and it has been found

not only politic, on the part of the public authorities, but merciful to the tribes themselves, to remove them from the contamination of the European settlers. They subsist mainly by hunting and fishing; and as they make their own sugar, and receive fire-arms, ammunition, and clothing from the Government, they are, to a certain extent, independent; so that an Indian beggar is an object rarely to be met with. They are provided with clergymen, schools, physicians, and school-masters; and, in some instances, institutions have been established to teach them useful trades. It is a libel upon the red man's character to assert that there is any intellectual inferiority in him, when compared with his more highly favored neighbour. The Indian is just as capable of receiving moral and religious instruction as any of our own race.

As it regards the other classes of the community little remains to be said. Attracted by the love of gain, one is sure to meet with natives of every country of Europe; and it is a pleasing feature, in the state of the more refined circles in Canada, that there is a cordial and sympathetic feeling displayed which tends to mitigate the otherwise intolerable loneliness incident to a foreign country. The charitable societies of St.

George, St. Patrick, and St. Andrew, may be looked upon as having been mainly instrumental in producing unity of spirit and charity of purpose among the colonists.

The learned professions are making rapid strides in influence and usefulness. Medical men are eagerly sought for in all new settlements; but it should be borne in mind that they have to submit to a rigid examination by the Medical Board in Toronto, and subsequently licensed by the Governor-General, before they are permitted to practice. This precaution becomes absolutely necesssary, in consequence of the proximity of Canada to a land where so many ignorant men enter professions of which they know but little, merely because they offer greater inducements to the slothful and ignorant than to the active and industrious.

The Law Institute holds, it is believed, a royal charter, and it is also necessary that the legal practitioner should receive permission to plead in the Canadian courts of law: emigration from the ranks of this respectable profession cannot be recommended, as there are so many youthful aspirants to distinction springing from the families of the earlier settlers—to such a degree, indeed, that it may almost be said the profession in Canada is overstocked.

As it regards the state of education, the Upper Province possesses the germ of a most creditable university. Talent and experience are both combined and enlisted in its management, and its foundation is most Catholic in its character, for its honours and emoluments are thrown open to all religious denominations. There is also an institution of great merit in Toronto designated the "Upper Canada College"—a training school for the university; it is mainly supported by a grant from Government, and, like the former, is based upon the most liberal principles. As to the lower order of what are termed "Public Schools," nothing favourable to the scholars or teachers can he said. Until of late the local trustees, persons chosen by the school tax-payers, were the sole patrons of those educational establishments; and, as very many of them had been removed far from the advantages of education themselves, it was not to be supposed that they could be suitable judges of the qualifications of candidates for the office of schoolmaster. The improved plan is to appoint district inspectors, who grant certificates to the examined and approved; yet the power of appointment still rests with the local board. A school-rate is levied indiscriminately upon all the inhabitants of the district, and from this source the master derives the

main portion of his stipend. The probable salary of a teacher in schools, such as have been now described, would average from sixty to eighty pounds per annum. By a recent enactment of the colonial legislature, all "aliens," or persons born in the United States, have been rendered ineligible to fill the office of master in any of our colonial schools. It would have been desirable that the same body had passed a law to prohibit the use of American school-books as highly pernicious to the morals and loyal principles of the rising generation.

It ought not to be forgotten that, in some more favoured portions of the province, there are what are called "District Grammar Schools;" and certainly, from what is known of their arrangements, they afford ample means for boys acquiring not only an excellent English but the rudiments of a good classical education.

CHAPTER III.

Climate of Upper Canada preferred to that of the Lower Province—Popular Errors—Extremes of Heat and Cold—Climate Remarkably Dry—Winter Months, Seasons of Pleasure—Sleighing—Agricultural Operations Suspended—Care of Stock—Rapidity of Vegetation—Wild Sports—Scarcity of Game—Flocks of Wild Pigeons—Wild Animals—Indian Mode of Spearing Fish—Fruits of Canada—Propensity ofSettlers for Preserves, &c.

As it regards the climate of Upper Canada, it is in many respects more suitable to the European constitution than that of the Lower Province; the winter season is not so long nor is the summer so warm; whilst, for vegetation, the western portion of the province is infinitely superior. For many years past it has been found quite useless to attempt the growth of wheat, and this because of its all but invariable failure. Whilst this remains a fact, it is difficult to conceive the possibility of Lower Canada aiming at any approach to the wealth and importance of its kindred province. It is really strange that writers

upon the climate of Canada West should have given to the world such an erroneous description of it, as to lead them to suppose that it possesses anything bordering upon uniformity in the character of its seasons: the limited period of the experience of most authors can alone account for such statements. Had this work been written during the first year of the author's residence, he would have represented Canadian winters as a continued unbroken series of snow storms and snow drifts. He would have said, "from the 1st of January to the 1st of April, calculate upon good roads and pleasant driving;" but the experience of 1844 counteracted the testimony of the bye-gone year, and convinced him that an "open winter" in Canada was not at all dissimilar to an ordinary winter in Scotland, or even in some parts of England. The fact is, that the seasons are as uncertain and fickle as the winds which precede and foretell them. Taking an average of five winters, it may be said that two months snow, two months hard frost, and two months heavy weather, would give the most correct idea of a winter in Canada. The Spring and Autumn are alike short—the former may be said to burst in at once as an unexpected but not "unwelcome guest," to remind

us that there is not a moment to be lost in preparing for the full blaze of the majesty of light—the latter to teach that there is no time to squander before gathering up the fragments of the harvest. It is obedience to this voice which produces the constant and untiring activity of Canadian life. The thermometer is seldom known to fall lower than sixteen degrees below zero, or rise higher than one hundred and eight in the shade in summer. It is a matter worthy of notice that pulmonary diseases are by no means so numerous or fatal in Canada as at home: on the contrary, many persons who have been badly afflicted with asthmatic affections lose every symptom of them in the cold but dry climate of this province. As a proof of the almost total want of atmospheric dampness, one has only to look at the bright and silvery spires of churches and roofs of houses; and, from the fact of the tin with which they are covered remaining for years untarnished, may be gathered abundant evidence as to this valuable ingredient in a really good climate. It cannot be denied, however, that the summers are exceedingly warm; and, unlike winter, when the settler can bid defiance to the cold, there is no escaping its enervating influence. Nor can it be doubted that this, after

all, is the greatest drawback to the advancement of the colony; and yet many, so far from finding fault with this feature of their adopted home, rather rejoice in it. Much must depend upon the age and constitution of those who emigrate—the young and healthful may become so far acclimated as to cease to suffer by its great extremes, whilst the aged and habitually delicate are as certain to droop and sink beneath its sudden and severe changes. During the winter months innumerable visits and distant excursions are made to the most remote of the Canadian settlements; and, as the people are exceedingly hospitable, this may be termed quite "the season" in Canada. Should the sleighing prove good, it is a highly delightful mode of travelling; for with merry-making, balls, the rapid motion of spirited horses, and the ease and comfort of the vehicle itself, the sleigher becomes to a certain extent indifferent to the severity of the cold and dreariness of the prospect. As the rivers and small lakes of Canada are all frozen over during the winter months, by far the best roads are made upon their surfaces; and, considering the vast number of persons and vehicles that are continually running, it is astonishing that more accidents do not occur.

As a matter of course all agricultural pursuits

are suspended during the continuance of the frost; and yet the farmer is by no means idle: this is his time for cleaving, chopping, and drawing home his fire-wood; thrashing out his grain and bringing his produce to market; and, over and above this, his cattle require great attention during the cold weather. It is no uncommon thing for numbers of fowls to perish during the severe frost: the only exception to be made in the domestic feathered tribes is the turkey, which, although by far the most difficult bird to bring to maturity, when once grown will remain out of doors upon the trees during the most intense frost, without suffering any apparent injury. While speaking of fowls it may be observed that wild turkeys, wild geese, and wild pigeons abound in most parts of the province, especially, however, in the more remote regions: the number of pigeons is truly surprising; the author himself has seen countless thousands, flying over his house in an immense black cloud; they fall an easy prey to the sportsmen, and are captured by hundreds in their nets.

Vegetation in Canada is exceedingly rapid: no sooner does the cold mantle of winter disappear beneath the gladdening rays of an unclouded sun than the grass starts into existence, the trees put

forth their leaves, and the blossoms spring into light; the beautiful birds return; and, although they are for the most part mutes, yet their plumage is so gorgeous, and their feathers so delicately tinted, that one forgets that they are songless whilst gazing upon their splendid attire. Some idea of the excessive rapidity with which nature conducts her wonder-working operations may be gathered from the fact, that in forty-eight hours' time from the sowing of a field it is seen perfectly green and beautiful.

Of the wild sports of Upper Canada much more has been said and written than they really deserve. The quantity of game is by no means so great as many at home have been led to believe; nor is its quality superior to the English. Deer are only numerous in the more remote portions of the province, and with the exception of the Indian, who subsists for the most part upon hunting, few Europeans ever think of giving them chase. Wolves and foxes are unfortunately not only more numerous but more destructive, and for this reason a premium is offered by Government to those who succeed in capturing them; but the task is not only difficult but hazardous. Bears and other wild ravenous animals are seldom met with in quarters where a

settlement has been formed; they, as if by instinct, seek those secluded haunts in the untrodden and impenetrable forest where they remain unmolested; so that, unless driven from their dens by the pinchings of hunger, they are seldom discovered by the emigrant. This is mentioned because people are apt to suppose that, inasmuch as they are known to exist in some districts of a new country, it follows that they will be met with in any portion of it. The lakes abound with wild duck, and fish of a very good description may be obtained in season. The Canadian salmon is unworthy of comparison with that of the home rivers; but the "white fish" of lake Huron is unrivalled in its delicacy of flavour by any found in British waters. The mode of fishing practised by the Indians is exceedingly interesting; the operation is carried on at night: two men generally steal along with the utmost caution in their canoe; the one uses the paddle, the other the spear; the former sits at the stern, the latter stands at the bows of the boat; they invariably carry a large piece of pine lighting in a grate, which is so arranged as to cast a strong glare upon the water and enable the spearsman to see the fish, which he strikes with his harpoon with an unerring aim, and instantly throws it

into the boat. In this way they continue night after night, and to this fact may be attributed much of their apparent indolence during the day. The fish taken are either brought to market or dried and laid up for the winter. It need scarcely be observed that it requires both the eye and aim of an Indian to be a successful angler after this manner; and yet the author has met with some gentlemen who were not only quite captivated with, but generally successful, in these nocturnal sports of the native tribes.

The fruits of Canada are very delicious. Melons in all their variety and richness grow without the least trouble to the planters; so that it is quite common, in passing through many of the newest clearings, to see large beds of the choicest kind advancing to perfection; whilst in other districts, Niagara for instance, there are whole orchards of peach trees bearing the most tempting descriptions of that excellent fruit. Plums, apples, and pears in endless variety, and almost unlimited quantity, grow in the colony. Gooseberries and strawberries do not arrive at the size or perfection of those propagated in Europe; the wild field strawberry is, however, a substitute for its more highly-cultivated companion.

In consequence of fruit being so exceedingly

prolific, the natives and settlers in Canada make vast quantities of preserves, and this will sufficiently account for the fact that, in the poorest houses and worst inns in the country the visitor is sure to meet with sweet-meats of all kinds. They generally make four meals *per diem;* and at every meal they introduce preserves in some one shape or other. So general is the rage for such things, and so great the abundance of fruit, that some of the poorest people apply and obtain leave from the more respectable inhabitants to enter their gardens and gather currants for manufacturing preserves. To the uninitiated reader this may appear very gross extravagance; but it is to be remembered that the greater part of such delicacies are formed from the maple sugar. This is obtained in the following manner:—Early in spring, when the sap begins to flow, the people go into the woods and tap the maple tree. The weather must be cold enough to freeze at night, so that the wound may be healed and warm enough in the day-time to cause the renewal of the effusion: thus, having placed their troughs under each tree having a tap, they empty the contents which have run during the day into large boilers, and reduce them to molasses during the night; it is made exactly as our foreign sugars

are. Very large quantities of this necessary commodity are constantly manufactured by the Indians and settlers, and no doubt exists that, were it entered into with a proper spirit of enterprize, and with the necessary apparatus for its speedy and better manufacture, large sums of money might be thereby realized. Unfortunately the spring is so short, and the necessary preparations for sowing spring crops so urgent, that very extensive sugar bushes or maple plantations are suffered to remain altogether untouched by the owners of the soil.

CHAPTER IV.

Roads—Statute Labour—Macadamized and Plank Roads—Taxation—Rents of Houses and Lands—Value of Land—Its real Value depends upon a great Variety of Circumstances—What they are—Drainage—Average of Crops, &c.

THE roads of Canada, although generally of a very inferior description, are nevertheless improving every year; indeed, it is impossible that they could be otherwise, for the admirable system adopted by the Legislature is calculated to ensure that improvement. There is an Act designated the "Statute Labour Act," and by its provisions every rate-payer and every male inhabitant of each township, after a certain age, is compelled to spend either personally or by substitute so many days in the year in working at the public roads. One of the number is elected as "path-master" for a certain district, and it is his business to point out to the gangs of labourers the improvements or repairs which he deems it necessary to make. In this way the condition of the public highways

is certain of being rendered better every season. In many other portions of the provinces they are constructing excellent plank and Macadamized roads, leading in most instances from Toronto to the western districts of the country. Lake Erie is connected with Lake Ontario by an excellent plank road; so that it is a matter of comparative ease for the farmer who has been fortunate enough to settle upon one of those improved roads, to find a convenient and ready market for his surplus produce. The worst season in Canada for travelling is the spring and fall of the year, before and after severe frost: the roads are really frightful—in many instances almost impassable. Persons have been obliged to travel for a whole day with their horses sinking almost to their knees in mud; and a stranger can hardly conceive the misery of such a tedious and distressing journey. Every year, however, as has been already said, effects a marked improvement in everything Canadian, and certainly upon nothing more manifestly than its public roads.

It is quite a mistake to suppose that, by emigration to our North American colonies, we escape what we complain of at home—heavy taxation. It is true, the municipal taxes of Canada are not to be compared with those of home; but,

yet, they exist both in principle and practice: nor can I see why they should not, when the blessings of our constitution are enjoyed. The taxes paid by those rateable in the province consists in the property-tax, taken from the valuator's returns; the road tax, paid in labour and founded upon the former valuation; a tax upon horses, cars, carriages, and dogs; together with the common school-tax mentioned in a former chapter. In cities and corporate towns, as a matter of course, the rates are more numerous and higher than in the country. There is a wild-land tax; but it is scarcely worth naming, as it only amounts to one penny per acre: the object of such an impost is evident—it is an attempt (feeble indeed) to prevent the speculators withholding their property from the market. Rents are much higher than a stranger is led to expect in a new country. There are, for example, many houses in the business streets of Toronto which realize upwards of 150*l.* per annum, whilst dwelling-houses in the more retired streets are quite as expensive in proportion. The emigrant, however, must not suppose that the rents of property in cities or well-established towns have any influence upon the country portions of the province. Farms are often let at merely nominal rates, and that, too, for a period

of seven or nine years, subject only to the condition of making certain improvements in the way of clearing and cultivating reproductive lands. There a man may obtain a good farm, having some forty acres well cleared with a comfortable dwelling house, barn, stables, and out-offices, for an annual rent of from sixteen to twenty pounds, subject as before stated to the condition that he is to clear and cultivate a certain number of additional acres before the expiration of his lease; and, as it would increase his income to get as much land under crop as possible and with little delay, he sets to work, not only to till the cleared but to prepare the uncleared land. Steady and active men realize their most sanguine expectations, even under more apparently disadvantageous circumstances than those just named. It is quite a common thing for land well cleared and in a good state of cultivation, with all the stumps removed, to produce a yearly rental of 8*s*. per acre, and yet the tenant, in some cases, becomes the purchaser of the property by the profits of the undertaking.

Few things are more difficult to obtain than correct information as to the real value of land; but nothing is more certain than that landed

property is advancing to an almost incredible amount. A certain individual was once offered the whole plot of ground upon which one of the most flourishing and extensive towns of Upper Canada is built for 4s. per acre, which he refused as a bad bargain. Now, the value of that property is almost beyond belief—perhaps worth more *per foot* than it was offered for *per acre*. Upon the other hand, it cannot be denied that many villages have been planned and surveyed which, so far from meeting the expectations of their original designers, have plunged them into actual ruin. Great caution is to be observed in land speculations, in building, or, as they are termed, "village lots."

The intrinsic worth of landed property must depend upon a great variety of circumstances—such as its proximity to or distance from a market, the nature of the soil, condition of the adjoining roads, kind and quality of the wood; and, though last in order perhaps first in importance, its having springs or rivulets of water. The lack of this last-mentioned element is not only detrimental to all property, but absolutely ruinous where live stock is kept; the wants of cattle in summer are constant and urgent; nor less so in winter, when the ground is covered with snow, and every little

pond is covered with solid ice. Many unprincipled persons are ready to assert that their farms possess never-failing springs, and ever-flowing creeks; but experience has proved that very little faith is to be placed in such representations, unless they can be verified by persons who have known the farms for some years before; for, as has been already noticed, the seasons are so uncertain in the colony that, during a mild or open winter, the streams may be what they are represented, whilst under other circumstances the reverse may be the case.

Drainage is a branch of agriculture little understood and less practised in our new colony; and yet it may be safely stated that the natural capabilities of the land to undergo this important operation must influence in no small degree its value. In many instances the soil may appear upon the surface exceedingly rich and luxuriant; but, from want of a fall, it may in reality be worth little. Again: the timber has a great deal of influence in regulating the importance of the property: where pine predominates the soil is generally of a light sandy character, not productive, and exceedingly difficult to clear. The pine stumps bid defiance to all art in effecting their eradication; for they are deeply and

widely embedded in the ground. As to their decaying, two generations or sixty years must pass before they begin to fail: not so with what is called "hard wood," such as beech, hickory, maple, birch, oak, &c. In nine years after the trees have been felled, their stumps may be drawn out by a yoke of oxen, and burned off the ground without trouble or delay. Whilst justly reprobating the choice of what is generally termed a "pine farm," the settler is not to infer that all land bearing pine must of necessity be bad, or that the wood itself is useless: so far from this being the case, a certain proportion of pine is, perhaps, one of the best recommendations property can possess, more especially should the farm be situated in the vicinity of a saw-mill; for, besides the fact that timber of this kind is readily purchased by the merchants, there is the importance of his being master of that upon which he depends for the erection and repairs of his dwelling-house and offices, and the rail-timber required for his fences. In cautioning the inexperienced settler against purchasing or renting such land, the object is to save him from that disappointment which many others bitterly experience; for, unless he is prepared to devote his whole time and capital to the sawing of timber,

and, forsaking agriculture, prefers embarking in the hazardous enterprise of a timber merchant, he should never for a moment think of such unproductive and troublesome land.

The best description of soil is a mean between the light sand and heavy clay. Should the emigrant select the former, its porosity and consequent poverty will render it expensive to keep in condition, or else the crops will be exceedingly defective: should he select, in the summer, a heavy clay soil he will find it so completely caked upon the surface, as to make it a matter of difficulty to break up and prepare it for a winter crop; but, when his land has both qualities combined, he may be sure of a successful result to his enterprise.

The observation already made about the difficulty of obtaining correct data, as to the value of land, holds with equal force in respect to the capabilities of the soil. In most cases the average may be stated to consist of from sixteen to twenty bushels of wheat per acre. Some highly and expensively cultivated lands yield as many as thirty-five bushels to the acre; but this is such a rare occurrence that it should never be quoted as a fair sample of what the present produce of Canada averages. Wheat is really

the only crop upon which the farmer calculates as a means of bringing in cash—in all other articles of produce barter is resorted to; but in wheat nobody ever thinks of buying or selling except for ready money, so that a farm incapable of producing this grain is almost valueless. The great importance of obtaining correct information, on the subject of crops, is so essential that a short statement of the actual yield of last year (1846) is here introduced, chiefly derived from reports of the Toronto Board of Trade:—

"EASTERN DISTRICT.—Cornwall and West Williamsburg.—The average yield and quality of the several crops have been better than for the last ten years: wheat about twenty-five bushels per acre; corn, forty; oats, forty; barley, thirty; peas, thirty-five. The potato crop is nearly half lost by the rot; in some parts of the district scarcely enough will be saved for seed. Potatoes have suffered fully one-third more by the diseases this season than in 1845.

"PRINCE EDWARD DISTRICT.—Hillier.—Wheat from twelve to fifteen bushels per acre; corn, good; oats, light. Disease has injured the potato very much: the average loss will be one half—they were not affected by the disease in 1845

"VICTORIA DISTRICT.—Belleville.—Winter wheat is the principal grain grown here: the quality is good this season, the average yield about fifteen bushels per acre; oats and peas, light; not much corn grown here. The average export of wheat from the district, 150,000 bushels; fully one half is floured before it is sent away. The potato crop was light on account of the drought; the rot has destroyed fully one half the crop—the rot injured the crop as much in 1845 as in 1846.

"NEWCASTLE DISTRICT.—Cobourg.—The yield of winter wheat is small, but the quantity good; spring wheat—the yield is good, but deficient in weight: they will not jointly be an average crop of twenty bushels per acre. Nearly three-fourths of the potato crop lost by the rot; the yield was about eighty bushels per acre; there will not be more than thirty bushels saved.

"HOME DISTRICT.—Milton Mills.—To the westward the wheat was much shrunk: weight per bushel about fifty-five to fifty-seven lbs. In many places it was a total failure: northward the wheat is good, but the yield is light in comparison with last year: eastward the yield in quantity is better than usual. Fully one-half of the potato crop has been lost this season. Flour

is the principal manufacture of the district, and is yearly increasing from wheat principally grown in the district.

"SIMCOE DISTRICT.—Orillia—The wheat crop is over the average of former years. About one-half of the potato crop has been lost, and turnips have suffered considerably. The potato disease affected the crop very little in 1845.

"Barrie — Average yield of wheat fifteen bushels per acre, and nearly all spring wheat; oats below the average crop. Potatoes scarcely affected by the rot—yield about one hundred and fifty bushels per acre; they were not affected at all in 1845.

"GORE DISTRICT.—Georgetown.—Fallwheat, from half to three quarters of an average crop, and much inferior in quality to former years; spring wheat, not an average crop; oats, peas, and barley, an average crop. The potato crop has been injured one-half, three-fourths, and in some places is entirely lost; potatoes were not injured to any extent in 1845.

"Flamboro.—The yield generally has been an average of all kinds of grain, except buck-wheat. About five-sixths of the potato crop have been injured; they are more affected by disease this year than last—that is, in 1845.

"Brantford.—Wheat is very much rusted and badly shrunk; it will not exceed an average of twelve bushels per acre. Barley, oats, and peas, are an average crop. Potato crop injured on the average three-fourths; in some places lost: the common white varieties suffered least, and some of them are quite exempt; pink eyes are most injured, and this is attributed to their containing the greatest amount of farinaceous matter; disease more general and destructive than in 1845.

"Woodstock.— Wheat grown on oak plains very indifferent; on heavy timbered lands, generally good. The loss by the rot in the potatoes has been very great and more still is apprehended; the loss by this disease will be greater than in 1845.

"NIAGARA DISTRICT.—Chippewa.—Average yield of wheat fifteen bushels per acre, inferior in quality; oats and barley a fair and average crop. Indian corn very good, but not much grown. Potatoes have not been much cultivated this season; disease greater than in 1845.

"WESTERN DISTRICT.—Windsor and Sarnia. —Average yield of wheat about fifteen bushels per acre, inferior in quality. Indian corn twenty-five bushels per acre; oats above the average

crop. Half or three-fourths of the potato crop injured; there was no disease in the southern part of the district, but in the neighhorhood of Sarnia double the quantity of potatoes injured this year which was damaged in 1845."

The ruling prices of stock will no doubt be counted exceedingly reasonable; but it must be borne in mind that cattle of almost all kinds are very inferior to those at home. A good horse is worth from 16*l.* to 20*l.*, whilst cows are to be had from 2*l.* 10s. to 4*l.* 10s. each; sheep may be purchased from 7s. 6s. to 10s. each, and pigs vary according to size. The native swine are exceedingly ugly and wild—in the majority of instances they are allowed to range at large in the woods; and, a short time before the pig-killing commences, they are penned up and fattened. Within the last few years, mainly through the instrumentality of the District Agricultural Societies, a very marked improvement has taken place in the Canadian stock, by the importation of some excellent cattle from the mother country. The Lower Canadian horse is a remarkable animal—thick, short, and amazingly strong; whilst little more than half the ordinary food is required to keep him in excellent condition. No animal, however, is so indispensably necessary in Ame-

rica as the ox; the driver obtains the most perfect mastery over them, stubborn and stupid though they be; and the very slowness of their motion constitutes their excellence. When ploughing is required on newly-cleared land, a yoke of oxen can be driven round the stumps without sustaining the slightest injury, while horses would be maimed and become perfectly useless.

CHAPTER V.

Rates of Wages—Mode of Payment—Important Facilities for acquiring Real Estate—The Class of Emigrants most required in Canada—Operations of the Canada Company.

It has always occurred to the author that there exists in Canada no fair relative proportion between the prices of provisions and the rates of wages; and yet, the discrepancy is easily accounted for: the scattered and scarce number of the labouring population will, of itself, produce great and exorbitant wages where their services cannot be dispensed with; whilst the manner in which too many employers pay their domestics and farm-servants is another strong reason why high rates should be demanded on the one hand and be submitted to upon the other. The system generally pursued in the colony is for the farmer to open an account in one of the "country stores," and there give what are termed "orders" upon the shopkeeper for the various amounts due to the servants, who, as a matter of necessity, are compelled to submit to the terms upon which

such goods are offered to them as payment for their services. The proprietor who employs is under an obligation equally imperative to settle his account with the *obliging* merchant, and very often it happens that, finding himself unable to meet his debts, he suffers his property to pass into the books of one who, having acted the part of agent, now rejoices in the prospect of becoming possessor of the estate. But this, although the general mode of making payment, is not the only one: the credit system has entered so effectually into every species of traffic that it is no unusual occurrence that a master discharges a servant with a promissory note drawn for a period of six or nine months! Now, whilst such practices are pursued, it is not to be wondered at if the poorer classes demand wages large enough to meet the inevitable loss resulting from the mode in which they are paid.

A good farm-servant readily meets with an engagement at from 2*l.* to 2*l.* 10*s.* per month, besides his board, lodging, and washing; whilst a daily labourer can at all times earn from 2s. 6d. to 3s. *per diem*. Female servants in cities and large towns receive 24s. to 30s. per month; but, in the country their wages seldom exceed from 16s. to 18s. for the same period.

Mechanics' wages are exceedingly high in all parts of the province. A carpenter or joiner charges 6s. *per diem*, and all other trades follow about the same rate. Those who commence business on their own account in a new settlement generally realize a comparative independence in a few years, the exceptions being men of indolent or intemperate habits. This fact will appear more evident when it is remembered at what a low rate provisions are to be obtained, and what a constant demand a country so new as Canada must create for all kinds of handicraft. It is from the knowledge of such truths, and the evidence of innumerable cases which have come within the range of the author's observation, that he is confident in the correctness of the assertion that Canada is emphatically "the poor man's country." In this respect there are few places to equal it—certainly none to excel it.

Although a vast portion of the landed property of Canada has passed into the hands of successful speculators, so that there is not by any means the same facility for purchasing property now that the colony presented some twenty or thirty years since; yet, viewing it in comparison with home, or indeed with any other portion of our British North American territory, there are

opportunities of great importance still to be formed of acquiring permanent and improving possessions.

The question has not unfrequently been put to the author since his return to England—"What class of emigrants do you consider best suited to the present wants of Canada?" He replied without hesitation—"*Agriculturists before all others.*" The reasons for entertaining this opinion are numerous, and will occur to the reader as conclusive. Canada presents an almost unlimited scope for agricultural pursuits: we have only to look upon her millions of acres of the choicest land untouched; and, with a population not sufficient to dot its vast regions with the most faint symptoms of civilization, reason points to it as the most likely receptacle for the superabundant and constantly necessitous people of our own country. The author is clearly of opinion that, in the first instance, farm labourers should precede farm proprietors: "men of straw" should be sent out first, and men of capital should quickly follow them. At the present moment, unless the gentleman-farmer is prepared to take the lead in the working as well as the planning department of his property, it becomes little short of a moral certainty that he will either droop into despair or

retire in disgust from the pursuit of an independence, purchased at the expense of every gentlemanly feeling, and sacrificed before the shrine of an intolerant spirit of democracy.

It will be remembered that, upon a previous page, it was stated that the seasons were rendered remarkable, not alone by the suddenness with which they entered, but by the shortness and uncertainty of their duration: as a further proof of the correctness of this statement it may be mentioned that, during harvest time, it is a common practice for the farmer to be obliged to "cut and carry"—*i. e.*, to cradle or mow his wheat, and, as fast as it falls, it is carried into the barn. This is done because the climate is so warm that the grain is cured during the operation of cutting; nor can its owner be certain of a long continuance of suitable weather. To effect this requires a great many hands; and, as all agriculturists are in similar circumstances, there is a perfect clamour for aid; so that wages not only advance from fifty to seventy-five per cent., but employers are obliged to submit to the most galling insults and vexatious annoyances.

It is evident that there is a monopoly in the market of manual labour, and the first step to real and lasting improvement must be to pour in

such large supplies as shall tend to keep this essential commodity within the reach of those who cannot dispense with it. No doubt this is a discouraging feature in the present state of our transatlantic possessions; yet, as it is unfortunately founded on fact, it ought to be generally known. One year's extensive emigration of the labouring classes would make an essential difference in favour of the employer, and it may be that the present awful distress at home will, by promoting this desirable object, go far to establish the balance of power in the hands of those who can really understand that "property has its rights as well as its duties."

Whilst the author has felt it his duty to place special stress upon the necessity for a large augmentation of the working portion of our Canadian community, he would not have the reader infer that he is insensible to the vast importance of men of education becoming immediate settlers in the colony. To the existence of those who are there at present may be attributed the irresistible barrier which has been set up to the wide-spreading desolation of anti-monarchical principles, as well as the actual working out of a code of local laws both mild and judicious. Should any unhappy circumstances

ever occur to deprive the country of the services of those who may well be termed her best and highest ornaments, their removal would be the withdrawal of the leaven of loyalty, and the signal for a revolt more extensive and fearful than those who remain at a distance from the scene can imagine.

The emigration of agricultural operatives may not be placed first in the scale of importance; but, under the existing state of affairs, they ought to remove first in the order of time. Few things would indicate more strongly the sound discretion of Parliament, and nothing would strengthen more effectually the hands of our colonial subjects, than the adoption of a general and well-organised system of extensive emigration—such emigration to be confined to good artizans and able-bodied labourers. The starving millions in the sister country could readily supply both classes. Want, they would not, in a country such as Canada; and succeed they must, if the Government would only assist them during the infantile stages of their new career.

There are three methods of obtaining land in the Upper Province of Canada—first, by application at the Government Land Office; secondly

from the Upper Canada Company; and thirdly, from private individuals or old settlers, who, strange to say, are always on the alert to "sell out," and ever willing to re-enter the forest and resume the toils and encounter the privations in the "back woods."

The Crown Lands are, what their title designates, held in right of the Government of the country. For the disposing of them, Land Commissioners have been appointed, not only at the seat of the executive in Montreal, but, for the greater convenience of Canada West, in the city of Toronto. In the same manner, the "Clergy Reserves" are offered for sale on reasonable terms to the buyer, although ruinous to the cause for which they were originally intended.

From all that can be gathered upon the subject, by far the most satisfactory mode of obtaining land is from the Canada Company. There are fewer forms to be gone through, and there is a strong disposition on the part of the highly respectable and talented commissioners to offer every accommodation and encouragement to the most humble applicant. The plan upon which this Company proceeds is as follows:—Let us suppose the case of an emigrant having capital enough to stock

a farm of one hundred acres, forty of which are cleared. We can imagine him destitute of the means of making an immediate purchase; but he calls at the Canada Company's Office, and there represents his case: if he can produce letters of character or references to persons of standing in the colony, it will, of course, be so much more in his favour; but the author believes the Company will treat with perfect strangers. The applicant is given a list of unoccupied farms in various parts of the province; and, at the same time, all possible information as to the locality and nature of the land is tendered to him. The Company offer a certain block of wild land, or a farm of partially cleared land, for so much per acre; and knowing that he is not prepared to make a full payment of the amount, the emigrant is told that the Company will give him a lease for ten years, and that the annual rent shall be little more than the interest (six per cent.) of the unpaid purchase money. Thus, should the farm be sold for ten shillings per acre, the whole amount of his liabilities would be, for one hundred acres, 50*l.*; whilst the rent or interest would only come to 3*l.* per annum. Nor must it be forgotten that the tenant retains his right to purchase, and obtain his title deed, at any time before the expiration of his

lease. It must occur to any person, of ordinary capacity, that such advantages are exactly suited to the man of small means, or, indeed, to a man without means, save a powerful hand and willing mind. The author cannot too strongly impress upon the attention of emigrants the value of this highly influential Company's offers. Upon the other hand, it is equally desirable that men of capital should avail themselves of the opportunities offered by the Company for safe and reproductive investments. There are but few townships in which it has not property to dispose of; so that it is in a position to treat with purchasers to almost any amount. Some idea may be formed of the extent of its territory from the fact of eight hundred thousand acres of land being now offered for sale in one section of the country alone—that of the "Huron tract."

It may be deemed necessary by others, and it is felt requisite by the author, that he should reiterate what has been before stated—namely, that he is a disinterested witness, not only of the value of Canada in general, but of the Canada Company in particular. The writer is unknown to any of its officers, nor has he the slightest interest to serve either directly or indirectly by its prosperity. During his residence in Canada, he was

a constant although silent observer, placed in the midst of an agricultural district; and, from the unsought-for facts which came before him in his every-day intercourse with the people, he had many instances of the equitable manner in which the Company conducted all its affairs. In every case a ready ear was given to the applicant—great forbearance shown to the unfortunate—valuable advice tendered to the ignorant or inexperienced; and, what is most important, the utmost dispatch was used in obtaining leases, deeds, and other legal settlements.

Far different has it been where Government officers had to be consulted. The comparative independence of subordinates—the obstacles thrown in the way of obtaining redress for wrongs inflicted, or correction of errors made—have not only wearied the patience but drained the purse of the poor emigrant.

Private individuals, either the occupiers or proprietors of land, are to be met with in every portion of the province anxious to "sell out" their well or partially cleared farms, and no doubt bargains may be, and have been obtained by this mode of purchasing. Should a stranger think of such a speculation, he cannot be too cautious or particular in obtaining all the information

within his reach, as to the age and character of the clearing. The writer once met with a gentleman who, whilst driving along the road, was agreeably struck with the appearance of a well-cleared, well-fenced, and really good-looking farm. The dwelling-house was both large and strongly built, and the whole property was offered for sale. At once a bargain was closed, and the consequence was that, when he became the occupier, he discovered that the farm had been so thoroughly "run out" that it was impossible to get it to bear anything bordering upon a good crop. He endeavoured, both by extensive and expensive manuring, to bring it "into heart," but in vain; for every shower of rain literally filtered the manure through its porous surface; so that, as a last resource, he was obliged to cart clay from a considerable distance, and thus form a new strata of soil upon the whole of his property. The reader may imagine, for it would be difficult to describe, the serious consequence of such a disastrous step.

It would be impossible to give a correct idea of what a good farm may be obtained for, chiefly because so many circumstances (some of which have been already named), form elements in its real value; but it should be observed that a farm

of one hundred acres, good in quality, within four miles of a market, on a good road and having a frame house and barn, with a clearing of from fifty to sixty acres, ought to be purchased for from 3*l.* 10*s.* to 4*l.* per acre. It is far from being an advantage in making a purchase of a small quantity of land to have too much of it cleared. The emigrant must remember that he will have to depend for years to come upon the wood of his property for his firing; and, therefore, a farm entirely cleared, or with more than two-thirds of it free from timber, is not on any account desirable. Sixty acres of well cleared land will be ample both for pasture and crop, and each year's chopping will add to the arable portion of it with as much rapidity as his resources for cultivating it will warrant. The *data* for this estimate has been taken from one of the leading roads in the Home and Gore Districts, within twenty miles of Toronto: in the more remote or westerly sections of the province, farms may be purchased at a much lower rate; but it must be remembered that the price of produce is proportionally smaller.

For some few years past the tide of emigration has evidently set in towards the Huron tract. The Canada Company state that "the Huron

district is known to be one of the most healthy and fertile tracts of land in Canada; it has more than doubled its population within four years. The Huron tract, in the year 1842, contained 7,101 souls: in June last year (1846), the same district numbered 14,983 souls, according to the official returns." Many of the author's parishioners, during the period of his incumbency, sold their old farms and removed to this locality; and from some of them he received the most favourable accounts. They have found the country excellent as to the quality of its land, but execrable in the matter of roads. Time was when all Canada was in a similar if not worse condition. There are gentlemen now living in ease and affluence in Toronto who well remember when that city was little short of a miserable hamlet, and when the streets were so bad as to render its impossible for the pedestrian to pursue his course. But, now, the face of every thing is changed into order and respectability; and those who then encountered both difficulties and privations are now permitted to enjoy the full sunshine of prosperity. It will be so—it must be so—with others—even with the most remote corners of the colony in the course of time; and no doubt need be entertained but that many a poor

man's heart will be gladdened in his declining years by beholding his children rise in the scale of comfort to a ponit far beyond their most sanguine expectation when in "the old country."

CHAPTER VI.

Native Manufactories—Furniture—Bees—Geological Capabilities of the Country—The Political Government of the Colony—Diseases Incident to the Climate, &c.

One of the most evident symptoms in the advancement of any colony is the expenditure of a large portion of its capital in the establishment of manufactories, either for supplying the home or foreign market.

It would be unreasonable to suppose that a country so youthful as Canada could compete with its republican neighbour in the number or efficiency of its factories; and yet, in proportion, our possessions in the western world have made equally rapid strides in the advancement of science and art. Canada can boast of flour-mills not to be excelled either at home or abroad. Her foundries are becoming every year more numerous and successful; whilst the demand for native woollen fabrics has advanced far beyond the most sanguine expectations of those who, but a few years since, tremblingly embarked in such novel

pursuits. Great improvements have also taken place in the manufacturing of agricultural implements. The emigrant has no longer to encumber himself with those unwieldly and expensive instruments of industry ; for, upon his arrival in Canada, he will be astonished at the perfect adaptation of ploughs, harrows, scythes, cradles,* thrashing machines, &c., to the wants as well as to the circumstances of the settler.

Every article of household furniture, from the most common to the most costly, is also made in the cities, towns, and villages in the province, and as the black walnut is a native of the Canadian woods, it is not only easily procured but much more reasonable in price than the coarsest descriptions of mahogany. It is not a little astonishing that this timber, possessing as it does such excellent qualities, and growing so abundantly in our own colony, has not been more generally introduced into the mother country.

Amongst the early settlers in our remote possessions, a kind and fraternal feeling was forced upon them by the similarity of their circumstan-

* This now generally used implement is formed by a scythe being affixed to a cradle, or a number of wooden prongs, upon which the wheat falls ; so that it is literally mown down with as much rapidity as grass is converted into hay.

ces and the oneness of their sufferings. Men were then *obliged* to assist each other, for money could not procure aid; and now, whilst the population of the colony is not sufficient to furnish labourers to be employed to a very great extent, the same reciprocity of good-will is kept up; and hence the common assemblies of friends and neighbours at what have been aptly termed "Bees." A poor man—perhaps a perfect stranger—arrives in a certain settlement: he requires a log house to be built; and the first step he takes is to invite the male inhabitants around him to go into the woods and cut the necessary number of logs. Whilst part of the "hive" is thus engaged, another company bring their oxen, and draw it to the spot where the house is to be erected. In a short time the logs are prepared, and all hands cheerfully assist at the "raising." The man for whom all this work is so willingly done has only to provide his friends with as good a dinner as his circumstances will afford. Nor are "Bees" exclusively formed for buildings—they are applicable to ploughing, chopping, logging, fencing, pig-killing, thrashing, and almost everything except harvesting. What a pity that this "brotherly kindness" should ever be prostrated to bad and vicious purposes! The cheapness of

ardent spirits, and whiskey in particular, leads many to commit great and injurious excesses at such "gatherings;" but, certainly, it would be wrong to charge upon the feeling, which, of itself, is so good, that dissipation which often mars its value and prevents its more frequent development.

One of the most valuable enactments of the provincial legislature was that providing for a geological survey of the whole province. For years, reports had been current that certain districts of the country were rich in their mineral possessions; but a careful survey soon convinced unsound speculators that the expectation of their gain was groundless. In other quarters discoveries of an exactly opposite character have been made, and a Company has recently been formed for the purpose of working the mines.

The production of coal will also engage the attention of men of enterprize ere long. At present, in the cities of Quebec, Montreal, and Toronto, fire wood is much dearer than coals are in England; nor is there any prospect of lower prices, for every year the stock is becoming smaller. Those who are best informed upon the subject have no doubt that coal abounds throughout the province; and, even now, it is supposed that permission would be given to open the mines,

were it not considered that to do so would retard the progress of clearing the wild land.

This "Sketch of Upper Canada" could have no pretensions to completeness, were it wanting in a notice of the political government of the colony. Fortunately, however, it is so simple, and so generally understood, that but few words will be required in recording it. Like the great majority of our foreign dependencies, it possesses in miniature the British Constitution in its three estates, composed of the Governor-General, who is in all respects the representative of the Sovereign, the Legislative Council or Upper House, and the Legislative Assembly or House of Commons. The head of the government forms a cabinet which is placed under his controul, and bound to carry out his peculiar line of policy. The legislative council consists of a certain number of honourable gentlemen, raised to this Canadian peerage as a mark of vice-regal favour; and, unlike the lower house, their privileges are secured to them for life. The legislative assembly is composed of representatives from the various cities, towns, and counties of the province, and their functions are similar to those of our British House of Commons.

The municipal divisions of the colony have

been formed upon the model of home, and the town councillors are generally selected from amongst the most intelligent of the settlers. To this body the government has granted powers of great importance, among which may be mentioned the superintendence of the moral condition of the people, and the local improvements of the country. "Town meetings," or more properly expressed, "Township Meetings" are held annually for the purpose of electing representatives to serve in the district council—the appointments of town clerk, trustees of common schools, path masters, assessors, and cess collectors. All rate-payers have votes at these meetings, and, on some occasions, great interest and excitement are alike connected with them.

Were the author writing as a politician he would feel it incumbent to offer an opinion upon the social organization of the people in the province, as well as to express a thought or two bearing upon the civil rights of the inhabitants. But he refrains from trespassing on this tender ground, being clearly foreign to the object which he proposed to himself, and the principle which he at first propounded to the reader. It may, however, be suggested for the guidance of the emigrant, who will soon be in possession of a

certain amount of political power, that his wisdom will consist in overlooking party distinctions and paltry disputes, and bestowing his confidence and support upon the candidate whom he may judge the best calculated to secure the interests of the township in which he resides, or of the county which, in the deliberations of Parliament, he represents. Nothing can be more preposterous in or fatal to the welfare of a colony like Canada than the rancour which has too often disgraced the deliberations of its senators; and, constituted as society now is, it becomes a matter of the deepest moment that the new blood infused into its veins, by increasing emigration from the parent state, should, if possible, remain untainted by the poison which has ever proved the ruin of the body in which the virus circulates.

Fever and ague are the common diseases connected with, as they are generally confined to, the uncleared portions of the country. No doubt can be entertained as to the ruinous tendency of this pest of the land; and, from what the writer has witnessed, he is persuaded that nothing short of a thorough drainage of all stagnant water will effectually prevent its disastrous effects. It would be quite out of his province to interfere with a profession, the duties of which involve the dis-

covery of any specific for this trying complaint; but it is clearly within his design to suggest certain precautions as to the locality chosen for a residence.

It may be laid down as a general rule that fetid water, which contains a large quantity of decomposed vegetable matter, produces fever and ague. When the sun becomes warm enough to cause fermentation in this mass of increasing corruption, the vapour which arises spreads disease throughout the neighbourhood. It is remarkable that, at this season of the year, the wind blows with almost the regularity of the "Trade winds" from one point; and it therefore becomes necessary to settle (to use a nautical phrase) to the "windward" of this infected current of air.

It is perfectly astonishing what good may result from a change of residence, where the patient has been suffering from ague. A medical friend in Canada made mention to the author of a family in which every member was afflicted with this disease, and that in its worst form. Having administered the usual remedy without success, he advised their removal to the other side of the small creek or river, on the banks of which they were living: they followed his instructions and their cure was both rapid and complete. Even

within the author's own experience he has known ague to be common in one locality, and almost unknown at a distance of a few hundred yards—the space being occupied by a river and pestilential marsh.

CHAPTER VII.

Instruction to Emigrants—Advice to Men of Property—To Persons of Smaller Means—Impropriety of Taking out Servants—Advice in Purchasing Stock—How to Build a House—Canadian Gardens.

It is a very great mistake to suppose that the state of society in Canada has not kept pace with its physical improvements. The learned professions at home have contributed their quota, in no small degree, to improve both the public institutions and private circles of the colony; whilst many naval and military men from the mother country, who have taken farms and are now the large landed proprietors of the colony, have changed the manners and refined the customs of the province. The author has met with gentlemen from home who have not scrupled to express their utter amazement at the greatly advanced state of polite accomplishments—a state which would have graced a country older in its origin, and with a closer approximation to its parent. On the augmentation of this array

of talent and station mainly depends the security and improvement of the colony. And it is here written with deliberation that to gentlemen of comparatively limited, though in colonial estimation *large*, means, Canada presents a most encouraging field for useful and reproductive enterprise.

The great advantages connected with the purchases of land have been already stated; and it may be added that the most successful proprietors have been those who have bought large tracts uncleared, and, upon the completion of their title, have proceeded, either by personal superintendence or through the medium of agency, to "settle" the whole district, township, or section, by tenants or proprietors of their own choice. In some instances, to the present moment, vast revenues are passing into the pockets of extensive landowners, and that from estates which but a few years ago entailed upon them the colonial wild-land tax, and which they would have been tempted to dispose of far below the first cost. The best advice of the author, then, to such an important class of emigrants, is to lose no time in carrying their purposes into practice, and in the selection of their estates to attend most particularly to the locality selected, its proximity to an existing or

intended market, nature of the soil, quantity of timber, and the distance from a good leading road.

To those who may not be in a position to make large purchases, but who seek Canada because of its advantages in gaining a sufficient amount of land for their present purposes, it may be said—"By no means, think of going into the 'bush.'" The only comfortable or satisfactory way in which they can dispose of their funds is in the purchase of a farm already partially cleared. The author has heard of many most painfully distressing incidents tending to illustrate the folly and infatuation of persons unsuited for the inevitable hardships of the back-woods, not only entering its dense forests themselves, but bringing with them wives and children inheriting delicate constitutions, and brought up in comfort, if not luxury. They generally become a prey to fever and ague; and, under such circumstances, they have been led to retire in disgust from a place to which they should never have gone, and for which nature never intended them. The plan for such emigrants would be to become residents in some well-cleared part of the country—either near the city of Toronto if they can afford it, or in the western districts of the province. The townships

from Hamilton, at the head of lake Ontario, to London, are admirably well-settled, and, with scarcely any exceptions, possess the most excellent land; whilst, upon the other side of the lake, in the Niagara district, the stranger is often tempted to fancy himself in some of the most highly-cultivated counties in England.

As a general rule, the habit of bringing out servants, either male or female, from home cannot be too strongly deprecated. In nine cases out of ten they forsake their employers, or become so addicted to the intemperate habits of the lower order of the people that they are glad to get rid of them; besides they are not so useful as those who have been reared in the colony, or who have had some practical knowledge of its plans and peculiarities. The author has often observed with what comparative ease and despatch a native will perform works, the mention of which would astonish an English servant. In the great majority of cases, therefore, the propriety of suiting yourselves with domestics after your arrival is advisable.

Great care is requisite in the purchasing of stock for a farm. Many persons will maintain that the native sheep and pigs are better suited to the country than the well-bred and improved

species. The sheep are, it is true, an exceedingly hardy race; but they are equally miserable. As for the pigs, they are not only of a wretched appearance, but of a very ferocious nature. The author can well remember the fear of a beautiful dog, in traversing the woods, in constant danger from troops of these half-wild animals. Few things would tend more to the lasting improvement of a farmer's prospects than a general attention to his stock, and in this respect a new settler has an immense advantage over the old resident, who finds that it must be the work of time to effect extensive changes. Within the last few years prices have declined very much in these items of expenditure.

It may so happen that a farm, having a bad residence, but otherwise suitable, may be in the market, and the purchaser may deem it worth the expense of building a better dwelling-house upon it. Under such circumstances a little advice as to materials and the "*modus operandi*" may not be out of place. It is strongly recommended to erect brick in preference to frame houses: there is much less risk of fire, and consequently a smaller premium for insurance; and, when both estimates are carefully examined and compared, it will be found that the difference is by no means

great between the cost of one and the other. In general the bricks are made upon the farm, and by far the best mode of building is by estimate. The author would in no case advise the employment of workmen, as their wages are exceedingly high, and they require continual superintendence. The houses are covered with what are termed "shingles," or thin pieces of wood cut into the shape of small slates: these are nailed to the rough boards, which are placed upon the rafters; and, although there is undoubtedly danger of fire, yet but few accidents occur in this manner. It is found economical to give a shinglemaker so much a bundle or thousand for making them, upon your own property, where you can supply the timber. Many, however, purchase them from the makers, who charge at the rate of 4s. per bundle. Let the settler never think of buying those imported from the United States or made up by machines—they are sure to prove useless. Sawmills are so numerous in Upper Canada that no difficulty will be experienced in getting all the timber which may be required cut, and that, too, without laying out money; for the Canadian system of milling is to deduct a toll—one half of timber and every twelfth bushel of grain. The best time for sending the sawlogs to the mill will

be during the winter months; and, by proper attention, the settler may have his sawn timber sufficiently seasoned for use the following summer. In this way, by providing one's own materials, a comparatively small sum only will be required for the erection of a good and commodious home.

In closing this portion of advice, the settler's attention is directed to the necessity of excavating large and properly built cellars. In the winter the cellar must be the receptacle for all the provisions and vegetables which must be secured from the frost; while, in the summer, it will be the only cool place where anything can be properly preserved. Roothouses are also useful; but nothing can compensate for the want of a good cellar. There is a practice in Canada of putting an unusually large number of doors and windows in the houses, and it is a plan which the author thinks must strike every person as not only expensive but injurious; for, by the former, the draughts are increased in winter; whilst the latter manifestly increases the heat of summer. A good home should be built after the fashion of the houses in this country; and, although there is not such an obnoxious impost as a tax on light, yet it would be a decided improvement if fewer windows by a third were made.

Gardens in Canada require to be made every season, and the arrangements of both the flower and kitchen departments rest with the ladies of the household. The time of the male is so fully occupied that it is a rare thing to see gentlemen give themselves any trouble about such comparatively unimportant affairs. Recently much good has been done by the establishment of agricultural and horticultural societies, and in nothing is the benefit of such institutions more apparent than in the growth of improved classes of vegetables, fruits, and flowers in the colony. The existence of a vast number of well-stocked nurseries renders it unnecessary for the new settler to bring any variety of garden seeds with him from home, as he is sure to find all that he can possibly require in use upon his arrival.

CHAPTER VIII.

Advice to Tradesmen—Village Shopkeeping—Clothing—Advice to Mechanics—Situations to be Obtained—Words to Farm labourers—Emigrants from Ireland—Habits of Temperance—Provident Habits.

It has been already stated in a former page that there is no real proportion between the rate of mechanics' wages and the price of provisions in Canada, furnished as they are with such a liberal hand by an all-bountiful Providence. This fact to a political economist is a perfect paradox, and a symptom of an unhealthy state of commerce. There is no doubt but the remedy may be profitably applied by the accession of equally good operatives to those already in the country. In almost every branch of business until of late there has been an inevitable monopoly. The country store-keeper, finding a whole community dependent upon his single shop, has not failed to take advantage of that favourable position for amassing wealth; whilst, in the smaller towns

and villages few competitors have appeared, and a consequent exclusiveness of trade has prevailed. Were this system extensively broken in upon by men of business, who, having courage enough to depart from the beaten tract, would carry out the plans and principles of business as developed at home, there is no doubt their success would surpass their most sanguine expectations. It may certainly be pleaded, on behalf of those who have been longer established in the country, that they incur great risk by the universal system of long credit, and by the generally impoverished condition of recent settlers; but yet, were they to offer greater inducements, they would be sure to command a greater amount of cash payments. There ought to be, what there is not, a vast difference made between prompt and protracted payments, and the author would strongly press this new element upon the man of business about to trade in the country.

There are great facilities in Canada for persons of small capital to obtain considerable credit with wholesale dealers. The author has known many instances of young men (as a means of establishing their characters in the province), bringing from home unexceptionable testimonials, meeting with the greatest encouragement from

men of means, who, in all probability, themselves commenced the world in a similar manner. But, while mentioning this encouraging circumstance, it must be added that nothing but the utmost attention and precaution will enable any man to cope with the numberless difficulties attendant upon the mode of transacting business in the more distant and recently constituted districts. Barter is the principal means of conducting mercantile pursuits in Canada West: the farmer brings his produce in the shape of oats, wheat, barley, butter, eggs, cheese, &c., to the village shopkeeper; and, except for wheat, he cannot calculate upon receiving money. It follows then that a country store must be stocked with an endless variety of goods, in order to meet the demands of customers who barter; and for this, and many other reasons, experience and enterprize are essentially requisite in transacting Canadian business. On more than one occasion young men brought to the author letters of introduction, wishing, as they said, to obtain a fair share of trade, or a practical knowledge of agriculture, and asking advice as to the best mode of proceeding; and he always suggested the importance of becoming assistants in respectable stores, or residents in the families of the oldest and best

farmers in the part of the country whither their choice would lead them. In no case has he had occasion to regret the bestowal or they the reception of such advice. It is strongly recommended to the young aspirant in such pursuits to remain for a year at a nominal salary, in a place where he could learn practically the mode adopted with success by others, than run the ruinous hazard of embarking in an unknown and consequently intricate system of business.

It may be worthy of notice to make a few remarks upon what may be considered a piece of economy—namely, the taking to the country a large supply of wearing apparel. The author is quite aware that importers in Canada may smile at this advice; but upon all hands there are constant complaints of the high price and inferior quality of woollen goods; and when it is stated that one of the most eminent clerical tailors in England has found it profitable to despatch an agent to Canada, for the purpose of taking orders from gentlemen in the province, this will be sufficient to establish the correctness of the principle laid down. The author, therefore, strongly advises the emigrant to provide himself with a good stock of cloth-clothes: taking them out for his own consumption will exonerate them

from duty, for they pass through the custom-house as personal luggage.

Much of what has been said will be applicable to that class of emigrants known as mechanics. The rates of wages to journeymen are high ; but the charges of the masters are proportionately great. This to a great extent arises from the system previously explained, and upon which business is conducted. Men are frequently in the country paid by orders upon store-keepers, or actual produce from the farmers ; and the long credit expected in the case of the masters or contractors require their profits to be correspondingly high.

It is wise, therefore, to be prepared for such a state of things, and not to be discouraged because the wages agreed for have not been paid with the same promptitude or in the same satisfactory manner as we are accustomed to at home. Suppose the case of a large family, the sons and daughters of an industrious mechanic, emigrating to Upper Canada, these are advised not to settle in an old and well-established district, but to go to some new locality where their services would be, in the nature of things, required. Boys and girls above fourteen or fifteen years of age find no difficulty in obtaining employment

as servants to farmers, and are thus at once placed in situations of comparative independence and comfort; whilst the remainder of the family may always rest assured of a sufficient quantity of provisions being given in payment for the work done for the employer of the parent to afford them ample support. A very trifling sum will only be requisite for commencing business; houses and a small portion of land may be had exceedingly low; and furniture is much cheaper than it can be purchased at home. During the author's experience in Canada he never knew a really industrious, honest, sober, mechanic to be in want.

The most successful branches of business in Canada are those which are essentially necessary —carpenters, blacksmiths, masons, cabinetmakers, waggonbuilders, shoemakers, &c.; and, although vast numbers of all tradesmen are in the country, and many are constantly removing from the United States to the provinces, yet there is sufficient room for many more; and the author does not think that there is the slightest risk in really good mechanics of all branches of handicraft emigrating to the colony; for, not only are they certain of immediate employment themselves, but there is a strong probability of their children

becoming possessors of portions of land in Canada which they could not hope to rent in England or Ireland.

The author knows of no class of men more required in Canada West than able-bodied farm labourers or servants, and the success of those who have already gone there in that capacity is astonishing. One of his parishioners stated to the author that a very few years since he landed in Hamilton at the extremity of lake Ontario with a wife and four children, and that half a crown was the only money he had in his possession. He set to work as an assistant to a farmer; shortly afterwards he rented a farm for nine years; and eventually he had been so far advanced in the world as to be able to purchase one hundred acres of good land on his own account. During a season of great depression in the north of Ireland, some of the benevolent clergy and gentry set a subscription on foot for the purpose of sending to Canada some of the most needy families and individuals in the neighbourhood. One of them became an inhabitant of the author's township, and, although his first farm was an indifferent one, yet by hard work he was enabled so far to improve it that it sold for more than he gave for it; and, as its purchaser was able to pay ready money, the

poor man was enabled to purchase a superior lot of ground in the far west, where he is now doing remarkably well. The author happened to meet with two others of the number at that time sent out: the one was a young man of moderate education, who was then the master of a common school, by which he realised from 60*l.* to 70*l.* per annum; and the other was a comfortable and respectable farmer. In fact, the history of the majority of the independent landowners of the province may be traced to great want in the first instance, and equal subsequent success; and it is much to be desired that multitudes could be induced to follow their example; for, from what he has witnessed, the author has no doubt about the realizing of their expectations. As to the rate of wages it has already been explained that it is unwise for inexperienced labourers to demand equal remuneration for their time with those who have been long accustomed to Canadian farming; and the author would strongly impress upon the newly-arrived emigrant the importance of being willing to commence at a lower rate of wages than others, with not a prospect, but a certainty, of an advance inprocess of time. He would likewise urge upon emigrants the absolute necessity of cultivating strictly

temperate habits. The great drawback to the advancement of those already in the colony is the fearful intemperance which prevails. Spirituous liquors of all kinds are so cheap that they form quite an element of sociality, and are thus the bane of the country. The author has witnessed in Canada so many cases of perfect ruin brought on by the excesses of the unfortunate drunkard, that he would implore the intending emigrant, as he values his peace and prosperity, to discountenance the habitual practice of drinking ardent spirits. Many an inducement will be held out, and the greatest will be drawn from the severity of the climate. The new settler will meet with numbers who will tell him how impossible it is to bear the cold of winter, or live amidst the heat of summer, without a plentiful supply of alcoholic liquids; but, not to enumerate cases, it may be mentioned that, so far as the author's experience goes, those who were the most respectable, the most respected, the most healthful, and the most happy, were the most temperate. For his own part his profession led him into the woods and settlements of his parish at all seasons and at all hours; he has been cold and wet, and worn out with fatigue times without number; and, although unpledged to any tempe-

rance society, he invariably followed the practice of the most rigid advocates for cold water and that with the happiest results. In a country where tea and coffee are so cheap, there is, or ought to be, every inducement to give a preference to beverages destitute of injurious properties and of some advantage in a moral point of view. The author is aware that it will require more than an ordinary amount of firmness and resolution to lay aside the practice in a country such as Canada; but the evils of the habit have only to be known, and, with the blessing of the Almighty, they not only may, but will be avoided.

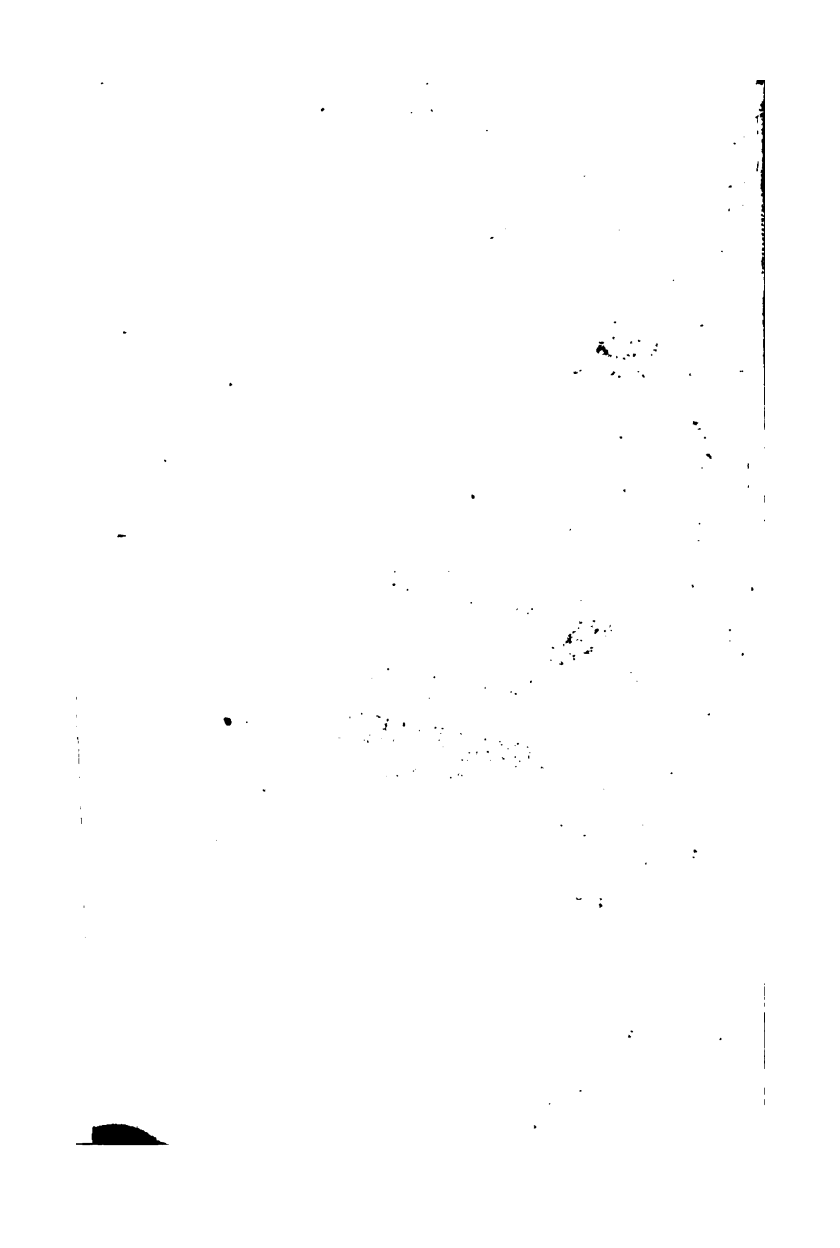
Provident habits stand in close relationship with those of temperance. The novelties of the country have tempted persons of limited means to exceed the bounds of prudence; and, as a remedy to this evil, and an encouragement to the contrary course, a large number of saving banks have been opened throughout the colony, one by the Upper Canada Company, specially adapted to the wants of their tenants, but open to all inhabitants. By saving a few pounds occasionally great good has resulted not only to the settler himself, but to those of his friends who may have remained behind. A remittance may be made with facility; for the Canada Company give letters of credit to any part of the United Kingdon at an exceedingly small per centage.

In drawing this little work to a close its author desires to explain to the reader that there are many matters upon which he has not, because he cannot, treat. The Canadian system of domestic economy is a subject upon which the stranger must be experimentally informed, and in the midst of which he must live, before he can realize its manifest advantages.

There are also many expedients resorted to by the natives and older settlers, which the novice will do well to observe. It is a great mistake to suppose that the practices of home will do to graft upon the tender sapling of a colony. Better far for the emigrant to embody in his own plans the well-tried schemes which have been forced upon the inhabitants by the best of all instructors —necessity.

Finally, the author can with the utmost truth affirm that the Canadians, as a body, are not only willing to impart the benefits of their experience to the stranger, but ever ready to assist him in his difficulties and early struggles.

W. E. Painter, Printer, 342, Strand.



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